

## Notice of Public Hearing of the Planning & Zoning Commission of the City of Yuma

Pursuant to A.R.S. § 38-431.02, notice is hereby given to the members of the Planning & Zoning Commission of the City of Yuma and to the general public that the Planning & Zoning Commission will hold a hearing open to the public on August 12, 2013 at 4:30 p.m. at the City of Yuma City Hall Council Chambers, One City Plaza, Yuma, AZ.



City of YUMA

### Summary

Planning and Zoning Commission Meeting  
City Hall Council Chambers  
One City Plaza

Monday, August 12, 2013, 4:30 p.m.

CALL TO ORDER AT 4:30 PM

**CONSENT CALENDAR** — All items listed under the consent calendar will be approved by one motion. There will be no separate discussion of these items unless the Commission or a member of the audience wishes to speak about an item.

#### APPROVAL OF MINUTES

Approved July 22, 2013

#### WITHDRAWALS BY APPLICANT

None

#### TIME EXTENSIONS

None

#### CONTINUANCES

None

#### APPROVALS

None

**PUBLIC HEARINGS** — The Planning & Zoning Commission will be considering a vote or action on the following cases. Any vote or action will be considered separately for each case.

1. **ZONE-3635-2013:** This is a request by the City of Yuma to rezone 20 acres from the Agriculture (AG) District to the Agriculture / Public Overlay (AG/P) District for property located at 3120 & 3162 West 24<sup>th</sup> Street, Yuma, AZ.

2. **SUBD-3732-2013:** This is a request by Dahl, Robins, and Associates, Inc., on behalf of KDC of Yuma LLC, for approval of the preliminary plat for the Kerley Subdivision. This subdivision will contain 31.95 acres and is proposed to be divided into 63 residential lots, ranging in size from 13,417 square feet to 33,303 square feet. The property is located at the southwest corner of 36th Street and Avenue 6E, Yuma, AZ.

3. **CUP-3733-2013:** This is a request by Robert Schaffer for a Conditional Use Permit to revise/expand an existing Conditional Use Permit (CU2007-015) to allow an Engineering/Contractors office in the Heavy Industrial (H-I) District. The property is located at 2615 E. 24th Street, Yuma, AZ.

4. **ZONE-3746-2013:** This is a request by the City of Yuma to rezone approximately 1.86 acres consisting of three parcels from the General Commercial (B-2) District, Transitional (TR) District, and the Low Density Residential (R-1-6) District to the Limited Commercial (B-1) District. The properties are located on the east side of Avenue A from 16<sup>th</sup> Street to 17<sup>th</sup> Street and at 1113 & 1201 West 16<sup>th</sup> Street, Yuma, AZ.

5. **OT-3761-2013:** This is a request by the City of Yuma to commemoratively name the driveway of Gateway Park to George Downey Drive on property located in the Old Town/Bed and Breakfast/Public (OT/BB/P) and Historic Park/Bed and Breakfast/Public (HP/BB/P) Districts.

6. **SUBD-3617-2013:** This is a request by Dahl, Robins & Associates, on behalf of the United States Bureau of Reclamation, the United States Bureau of Land Management, and the City of Yuma, for approval of the final plat for the Pivot Point Yuma Subdivision. This subdivision will contain approximately 39.58 acres and consists of 19 existing parcels. The area is proposed to be replatted into 16 new lots, ranging in size from approximately 9,328 square feet to 4.37 acres. The properties are located north of 1st Street between 5th Avenue and Gila Street, Yuma, AZ.

#### INFORMATION ITEMS

1. STAFF — LONG RANGE PLANNING UPDATE
2. COMMISSION
3. PUBLIC — Members of the public may address the Planning and Zoning Commission on matters that are not listed on the Commission agenda. The Planning & Zoning Commission cannot discuss or take legal action on any matter raised unless it is properly noticed for discussion and legal action. At the conclusion of the call to the public, individual members of the Commission may respond to criticism made by those who have addressed the Commission, may ask staff to review a matter or may ask that a matter be placed on a future agenda. All Planning & Zoning Commission meetings are recorded.

ADJOURN AT 5:17 PM

As a part of the public hearing process, the City Planning & Zoning Commission is authorized to consider appropriate alternate Zoning Districts, which are no more intensive in development activity than the requested Zoning District. Additionally, the Commission is authorized to supplement requested rezoning actions with the Aesthetic Overlay (AO) District and/or the Public Designation (P) District as may be deemed appropriate. In accordance with the Americans with Disabilities Act (ADA) and Section 504 of the Rehabilitation Act of 1973, the City of Yuma does not discriminate on the basis of disability in the admission to or access to, or treatment or employment in, its programs, activities, or services. For information regarding rights and provisions of the ADA or Section 504, or to request reasonable accommodations for participation in City programs, activities, or services contact: ADA/Section 504 Coordinator, City of Yuma Human Resources Division, One City Plaza, Yuma, AZ 85366-3012; (928) 373-5125 or TTY (928) 373-5149.